

105.0

0003

0003.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 1,260,800 /

USE VALUE: 1,260,800 /

ASSESSED: 1,260,800 /

Total Card /

Total Parcel

1,260,800

1,260,800

1,260,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
44		MORNINGSIDE DR, ARLINGTON

OWNERSHIP

Owner 1:	BOLT MICHAEL WILLIAM
Owner 2:	
Owner 3:	
Street 1:	44 MORNINGSIDE DR
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

PREVIOUS OWNER

Owner 1:	TOWLE CHRISTOPHER J -
Owner 2:	TOWLE PAMELA -
Street 1:	44 MORNINGSIDE DRIVE
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

NARRATIVE DESCRIPTION

This parcel contains .247 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1951, having primarily Vinyl Exterior and 4266 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 2 HalfBaths, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R0	LARGE LOT	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		10767		Sq. Ft.	Site		0	70.	0.69	4									520,106						520,100	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	10767.000	740,700		520,100	1,260,800
Total Card	0.247	740,700		520,100	1,260,800
Total Parcel	0.247	740,700		520,100	1,260,800
Source:	Market Adj Cost	Total Value per SQ unit /Card:	295.52	/Parcel:	295.52

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	740,700	0	10,767.	520,100	1,260,800		Year end	12/23/2021
2021	101	FV	718,700	0	10,767.	520,100	1,238,800		Year End Roll	12/10/2020
2020	101	FV	729,000	0	10,767.	520,100	1,249,100	1,249,100	Year End Roll	12/18/2019
2019	101	FV	539,200	0	10,767.	520,100	1,059,300	1,059,300	Year End Roll	1/3/2019
2018	101	FV	539,200	0	10,767.	445,800	985,000	985,000	Year End Roll	12/20/2017
2017	101	FV	539,200	0	10,767.	416,100	955,300	955,300	Year End Roll	1/3/2017
2016	101	FV	539,200	0	10,767.	356,600	895,800	895,800	Year End	1/4/2016
2015	101	FV	517,800	0	10,767.	319,500	837,300	837,300	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
TOWLE CHRISTOPH	1577-151	1	8/17/2021		1,520,000	No	No		
GILMAN REBECCA	1215-67		12/10/1999		329,000	No	No		
FED NAT MORTGAG	1112-179		7/1/1993		155,000	No	No		L

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
TOWLE CHRISTOPH	1577-151	1	8/17/2021		1,520,000	No	No		
GILMAN REBECCA	1215-67		12/10/1999		329,000	No	No		
FED NAT MORTGAG	1112-179		7/1/1993		155,000	No	No		L

PAT ACCT.

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descip	Comment
6/11/2001	436	Addition	40,000	C				ADD 2ND FLOOR-AND
5/31/1994	251		28,000					19X28 ADDITION

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descip	Comment
6/11/2001	436	Addition	40,000	C				ADD 2ND FLOOR-AND
5/31/1994	251		28,000					19X28 ADDITION

ACTIVITY INFORMATION

Date	Result	By	Name
9/27/2021	SQ Returned	JO	Jenny O
9/16/2021	SQ Mailed	JO	Jenny O
10/17/2018	MEAS&NOTICE	CC	Chris C
6/10/2009	Meas/Inspect	189	PATRIOT
5/7/2002	Permit Visit	PM	Peter M
6/19/2000	MLS		
11/10/1999	Mailer Sent		
10/27/1999	Measured	263	PATRIOT
9/11/1991		KT	

Sign:

VERIFICATION OF VISIT NOT DATA

USER DEFINED

Prior Id # 1:	67527
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PRINT

Date	Time
12/30/21	07:08:39

LAST REV

Date	Time
09/27/21	12:14:17
jorourke	
8330	

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

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2023

